



Louisville-Jefferson County Metro Government

DEPARTMENT OF CODES AND REGULATIONS

PROPERTY MAINTENANCE DIVISION

444 S. 5TH STREET, SUITE 200

LOUISVILLE, KENTUCKY 40202

Phone: (502)574-2508 Website: <https://louisvilleky.gov/government/codes-regulations/zoning-enforcement>

Case: ENF-ZON-25-001775-1-936983325

Date of Report: 11/6/2025

Page 1 of 3

Property Owner

WILSON AVENUE TRUST 1744

PO BOX 206384

LOUISVILLE, KY 40250-6384

NOTICE OF VIOLATION - LAND DEVELOPMENT CODE / ZONING

Case Number: ENF-ZON-25-001775-1

Subject Property: 1744 WILSON AVE

Inspection Date/Time: 11/6/2025 8:15:00AM

Following receipt of a complaint, your property was inspected by a Louisville Metro Code Enforcement Officer. As observed during the inspection and/or discovered through subsequent investigation, a violation(s) exists that requires your immediate attention.

You must immediately stop using this property in violation of the Land Development Code. You may contact the Department of Codes and Regulations to determine what steps must be taken to remedy the violation(s) noted below. Failure to comply with this Notice may result in a Citation or referral to District Court. In addition, any person or entity that violates any provision of the Land Development Code can be fined not less than \$10 nor more than \$500 for each violation. Each day of violation constitutes a separate offense.

Your property will be re-inspected at a later date to determine compliance.

Cindy Calvelo

Inspector

(502)548-0900

Cindy.Calvelo@louisvilleky.gov

Violations:



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ZV_004 Unlawful Use In Residential Zoning District

Inspector Violation Comments: Inspected and found this property in violation of Louisville Metro Land Development Code.

Violation 1:

Unlawful Use in Residential Zoning District

Property is zoned R7, Traditional Form District

This is a vacant lot with no primary residential structure; therefore, it cannot be used for parking, storage, etc.

Remove all vehicles and stored items.

No land may be used except for a purpose permitted in the zoning and form districts in which it is located. The use of the property is not a permitted use in the residential zoning district in which it is located. (Louisville Metro Land Development Code Chapter 2 Part 2)

ZV_032 Unlawful Or Noncompliant Fence, Wall, Or Signature Entrance

Inspector Violation Comments: Violation 2:
Unlawful Or Noncompliant Fence.

Fence exceeds the maximum allowable height of 42 inches.

Reduce the height of the front fence to 42 inches or less, move it farther back out of the front setback (area within 16 feet of the sidewalk), or remove the fence.

In addition, barbed wire and razor wire are prohibited. Remove all barbed wire and razor wire on the entire fence.

There is an unlawful or noncompliant fence, wall, and/or signature entrance on the property. Fences, walls, and signature entrances must be in compliance with the regulations set forth in the Land Development Code. (Louisville Metro Land Development Code Section 4.4.3)

ZV_076 Parking: Noncompliant Parking In Residential Area

Inspector Violation Comments: Violation 3:

Non-Compliant Parking

Parking is prohibited on a vacant lot.

Remove all vehicles.

Notice of Violation for ZV_004, ZV_032, and ZV_076 issued.

A requirement related to parking in a residential area is not being met on the property. All standards and requirements set forth in the Land Development Code must be met. (Louisville Metro Land Development Code Section 9.1.15)



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Subject violation(s) must be brought into compliance to avoid fines and enforcement action.

If you want to contest this Notice of Violation, you may file an appeal to the Board of Zoning Adjustment (BOZA). Appeals must be filed within 30 days. BOZA appeal forms are available at the Office of Planning or online at <https://louisvilleky.gov/government/office-planning>. The Office of Planning is located on the third floor of the Metro Development Center at 444 South 5th Street, Louisville, KY 40202. If you have questions about the appeal process, please call (502)574-6230.



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Case: ENF-ZON-25-001775-1-8005775125

Date of Report: 11/6/2025

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Property Owner

Chapook Dizayee & Ahmed Dizayi
2518 Hikes Ln
Louisville, KY 40218

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1744, WILSON AVENUE TRUST
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